



This instrument was prepared by

(Name) Harrison, Conwill, Harrison & Justice  
 Attorneys at Law  
 (Address) Columbiana, Alabama 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged, we,  
Annie R. Crumley, a widow

(herein referred to as grantors) do grant, bargain, sell and convey unto

Annie Eloise Barton and Jesse Davis Barton, Jr.

(herein referred to as GRANTEEES) as joint tenants with right of survivorship, the following described real estate situated in \_\_\_\_\_  
Shelby County, Alabama to-wit:

A parcel of land containing 6.89 acres, more or less, located in the SW $\frac{1}{4}$  of Section 28, Township 19 South, Range 2 West, Shelby County, Alabama, described as follows:

Commence at the NW corner of the SW $\frac{1}{4}$  of said Section 28; thence run South along the West Section line a distance of 1354.34 feet to the centerline of Alabama Highway #119; thence turn left 79 deg. 09 min. 30 sec. a distance of 58.64 feet to the intersection of the Southeasterly right-of-way of said Highway and the Easterly right-of-way of Indian Trail; thence turn left 43 deg. 00 min. 33 sec. along said Highway #119 a distance of 242.40 feet; thence turn right 92 deg. 49 min. 47 sec. a distance of 641.68 feet to the point of beginning; thence turn left 19 deg. 15 min. 04 sec. a distance of 501.36 feet; thence turn left 75 deg. 05 min. 39 sec. a distance of 105.14 feet to the centerline of Cahaba Valley Creek; thence turn left 42 deg. 39 min. 46 sec. along said centerline a distance of 38.75 feet; thence turn right 33 deg. 16 min. 12 sec. along said centerline a distance of 71.30 feet; thence turn right 18 deg. 00 min. 07 sec. along said centerline a distance of 135.64 feet; thence turn left 37 deg. 50 min. 17 sec. along said centerline a distance of 78.12 feet; thence turn left 15 deg. 09 min. 42 sec. along said centerline a distance of 185.57 feet; thence turn left 68 deg. 31 min. 47 sec. a distance of 531.10 feet; thence turn left 89 deg. 30 min. 15 sec. a distance of 498.73 feet to the point of beginning.

SEE REVERSE SIDE FOR EASEMENT

TO HAVE AND TO HOLD to the said GRANTEEES as joint tenants with right of survivorship.

And I (we) do for myself (ourselves) and for my (our) heirs executors, and administrators covenant with the said GRANTEEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set MY hand(s) and seal(s), this 28<sup>th</sup> day of September, 19 82.

WITNESS:

\_\_\_\_\_  
 (Seal)

Annie R. Crumley \_\_\_\_\_  
 Annie R. Crumley (Seal)

\_\_\_\_\_  
 (Seal)

\_\_\_\_\_  
 (Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Annie R. Crumley, a widow whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28<sup>th</sup> day of September, A. D. 19 82.

ALSO, Grantee is hereby granted an easement over the existing drive from Indian Trail and Alabama #119 across the Grantor's property.

Subject to an existing easement for road right-of-way across the above described property.

STATE OF ALA. SHERIFF CO.  
I CERTIFY THIS  
TO BE A TRUE COPY

1982 SEP 29 PM 2:49

*James A. Bowler*  
JUDGE OF PROBATE

Deed tax 50  
Rec. 3.00  
Ind. 1.00  
4.50

Book 342 page 744

Recording Fee \$  
Deed Tax \$  
This form furnished by  
*Jefferson Land Title Services, Inc., Inc.*

315 21ST NORTH • P.O. BOX 10401 • PHONE 1-2015 1-5324  
BIRMINGHAM, ALABAMA 35201  
AGENTS FOR

Mississippi Valley Title Insurance Company

Return to:

**WARRANTY DEED**  
JOINT TENANTS WITH  
RIGHT OF SURVIVORSHIP

TO